

SNAPSHOT of HOME Program Performance--As of 09/30/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Duluth State: MN

PJ's Total HOME Allocation Received: \$10,277,107 PJ's Size Grouping*: C

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:				PJs in State: <div>6</div>			
% of Funds Committed	<div>100.00</div> %	<div>95.30</div> %	<div>1</div>	<div>94.94</div> %	<div>100</div>	<div>100</div>	
% of Funds Disbursed	<div>95.51</div> %	<div>89.10</div> %	<div>1</div>	<div>84.35</div> %	<div>90</div>	<div>92</div>	
Leveraging Ratio for Rental Activities	<div>23.14</div>	<div>10.96</div>	<div>1</div>	<div>4.59</div>	<div>100</div>	<div>100</div>	
% of Completed Rental Disbursements to All Rental Commitments***	<div>100.00</div> %	<div>98.79</div> %	<div>1</div>	<div>81.38</div> %	<div>100</div>	<div>100</div>	
% of Completed CHDO Disbursements to All CHDO Reservations***	<div>74.46</div> %	<div>80.02</div> %	<div>5</div>	<div>68.05</div> %	<div>49</div>	<div>53</div>	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	<div>97.70</div> %	<div>87.73</div> %	<div>1</div>	<div>79.65</div> %	<div>83</div>	<div>88</div>	
% of 0-30% AMI Renters to All Renters***	<div>75.86</div> %	<div>55.71</div> %	<div>1</div>	<div>44.76</div> %	<div>85</div>	<div>90</div>	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	<div>100.00</div> %	<div>99.29</div> %	<div>1</div>	<div>94.31</div> %	<div>100</div>	<div>100</div>	
Overall Ranking:			In State:	<div>1</div> / <div>6</div>	Nationally:	<div>97</div> <div>97</div>	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	<div>\$18,374</div>	<div>\$28,324</div>		<div>\$25,245</div>	<div>87</div> Units	<div>12.00</div> %	
Homebuyer Unit	<div>\$18,695</div>	<div>\$11,654</div>		<div>\$14,395</div>	<div>113</div> Units	<div>15.50</div> %	
Homeowner-Rehab Unit	<div>\$12,340</div>	<div>\$12,939</div>		<div>\$20,186</div>	<div>388</div> Units	<div>53.30</div> %	
TBRA Unit	<div>\$2,861</div>	<div>\$2,104</div>		<div>\$3,142</div>	<div>140</div> Units	<div>19.20</div> %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (297 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Duluth MN

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$148,974	\$112,166	\$16,768
State:*	\$80,343	\$105,537	\$6,117
National:**	\$88,539	\$71,594	\$22,853

CHDO Operating Expenses:
(% of allocation)

PJ: 2.5 %
National Avg: 1.1 %

R.S. Means Cost Index: 1.09

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	54.0	85.8	94.1	56.4
Black/African American:	12.6	3.5	2.6	23.6
Asian:	1.1	0.0	0.5	0.0
American Indian/Alaska Native:	28.7	5.3	1.8	12.9
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.9	0.0	1.4
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	1.1	0.9	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.3	0.0
Asian/Pacific Islander:	1.1	0.9	0.3	3.6

ETHNICITY:

Hispanic	1.1	2.7	0.5	2.1
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HOUSEHOLD SIZE:

1 Person:	57.5	17.7	39.7	37.9
2 Persons:	14.9	32.7	25.5	21.4
3 Persons:	16.1	21.2	16.0	25.7
4 Persons:	5.7	17.7	9.8	10.0
5 Persons:	3.4	6.2	6.2	2.1
6 Persons:	1.1	2.7	2.3	2.1
7 Persons:	1.1	1.8	0.5	0.7
8 or more Persons:	0.0	0.0	0.0	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	55.2	17.7	24.5	47.1
Elderly:	14.9	3.5	26.3	2.1
Related/Single Parent:	28.7	46.0	26.3	42.1
Related/Two Parent:	1.1	24.8	17.3	7.9
Other:	0.0	8.0	5.7	0.7

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	21.8	0.0 [#]
HOME TBRA:	0.0	
Other:	47.1	
No Assistance:	31.0	

of Section 504 Compliant Units / Completed Units Since 2001 35

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Duluth State: MN Group Rank: 97
(Percentile)
State Rank: 1 / 6 PJs Overall Rank: 97
(Percentile)
Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.30%	74.46	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	97.7	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.50%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.060	1.66	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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